

NOT 89072-MS

THIS SPACE RE

2011-003384

Klamath County, Oregon

Daniel Holland

Grantor's Name and Address

Stephanie Kaye Goodenough

3448 Pine Tree Drive

Klamath Falls, OR 97603

Grantee's Name and Address

After recording return to:

Stephanie Kaye Goodenough

3448 Pine Tree Drive

Klamath Falls, OR 97603

Until a change is requested all tax statements  
shall be sent to the following address:

Stephanie Kaye Goodenough

3448 Pine Tree Drive

Klamath Falls, OR 97603

Escrow No. MT89072-MS

BSD-EM r.012910



00098693201100033840030032

03/09/2011 11:09:19 AM

Fee: \$47.00

### BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Daniel Holland**, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **Stephanie Kaye Goodenough**, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anyway appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF EAS EXHIBIT "A"

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

47HWT

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

In Witness Whereof, the grantor has executed this instrument this 17<sup>th</sup> day of Jan, 2011; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

Daniel Holland  
Daniel Holland

STATE OF OREGON

SS. January 17, 2011

COUNTY OF Klamath

Personally appeared the above named Daniel Holland acknowledged the foregoing instrument to be his voluntary act.

WITNESS My hand and official seal. (seal)

Marjorie A Stuart  
Notary Public  
State of OREGON  
My Commission expires: 12/2014



LEGAL DESCRIPTION

"EXHIBIT A"

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Lot 8 in Block 5 of FIRST ADDITION TO PINE GROVE PONDEROSA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon;

EXCEPTING THEREFROM the South 10 feet thereof.

AND FURTHER EXCEPTING THE FOLLOWING:

Beginning at the Northeast corner of said Lot 8, Block 5, thence West 305.24 feet to the Northwest corner of said Lot 8, Block 5; thence South along the West line of said Lot 8, Block 5, 10.78 feet to the Northeast corner of Lot 7, Block 5 of said FIRST ADDITION TO PINE GROVE PONDEROSA; thence North 87 degrees 58' 38" East, generally along the existing fence, 305.43 feet to the point of beginning.